



<b>Code :</b>	02170
<b>Location :</b>	Poreč
<b>Building size :</b>	103 m2
<b>Lot size :</b>	100 m2
<b>Distance from city :</b>	500 m
<b>Distance from sea :</b>	800 m
<b>Number of floors :</b>	0
<b>Number of rooms :</b>	0
<b>Number of bedrooms :</b>	3
<b>Number of bathrooms / WC :</b>	2 / 0
<b>Year of construction :</b>	2004
<b>Energy efficiency :</b>	Not specified
<b>Parking lot :</b>	Yes
<b>Climate :</b>	Yes
<b>Agency commission :</b>	3 % + PDV

**Price :** 335.000 €

**K318**

A beautiful terraced house is for sale located in a quiet residential area, just a ten-minute walk from the beach. The 103 m<sup>2</sup> house consists of three bedrooms, two bathrooms, a living room connected to the dining room and a fully equipped kitchen.

The fenced yard contains garden furniture, an outdoor whirlpool for five people and a barbecue.

The property also includes two parking spaces.

The house is fully equipped and furnished, including air conditioning installed in all rooms.

The location of this house allows easy access to all amenities necessary for life.

The shop is only 500 meters away, a restaurant 300 meters away, while the city of Poreč is nine kilometers away.

The sea is only 800 meters away, and lovers of active holidays can explore numerous cycling trails, wine roads and cultural attractions in the area.

This property represents an excellent opportunity for those looking for a peaceful retreat near the sea, but also for investors who want to secure a stable income from tourist rentals.